



The City of NORMAN

201 West Gray, Bldg. A • P.O. Box 370
Norman, Oklahoma 73069 • 73070

PLANNING AND COMMUNITY DEVELOPMENT
Phone: 405-366-5433

CASE NUMBER: PD15-20
DATE: July 9, 2015
TO: Interested Neighbors
FROM: City of Norman Department of Planning and Community Development
SUBJECT: Pre-Development Discussion of a Business Industrial Park

APPLICANT: Bio-Cide International
LOCATION: East side of N. Flood Avenue at
24th Avenue N.W.
WARD: 8

You are receiving this letter because you own property within the 350-foot notification boundary of a Pre-Development application to consider a preliminary plat for the development of industrial uses. This property is currently zoned I-1, Light Industrial District, and a change of zoning will not be required. There have been minor changes in the site plan since this was first submitted in August of 2014.

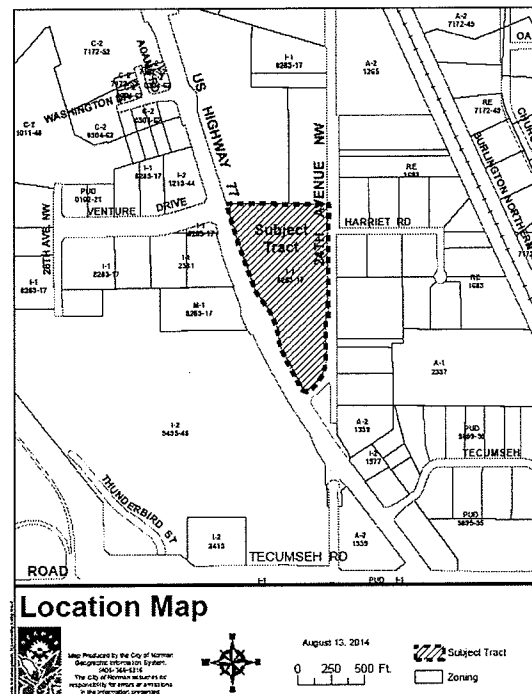
Please join us for a Pre-Development discussion of this proposal on Thursday, July 23 from 5:30 p.m. until 6:00 p.m. The meeting will be held in Conference Room D of Building A of the Norman Municipal Complex, 201 West Gray Street, located north and west of the downtown Post Office.

Pre-Development meetings are required for property owners seeking to undertake certain land use actions (any Special Use, rezoning of land over 40 acres in size, amendment of the NORMAN 2025 Land Use & Transportation Plan, subdivision of property, Rural Certificate of Survey greater than 40 acres, or construction of a cellular tower) that could have an impact on surrounding properties.

Pre-Development meetings allow applicants and neighboring property owners to meet informally to discuss proposals and air concerns before applicants have finalized plans and prior to formal submission to the City of Norman. Often Pre-Development meetings allow applicants and neighbors to resolve issues of concern prior to submittal of a formal application, which in turn saves time, money and hard feelings on all sides.

If you have questions about the proposal, please call the contact person, Tom McCaleb, (405) 232-7715 during office hours. We look forward to your participation and thank you for taking an active role in your community.

VICINITY MAP





Application for
Pre-Development Informational Meeting

Case No. PD _____

City of Norman Planning & Community Development - 201 W. Gray St., Bldg. A - Norman, OK 73069 — (405) 366-5433 Phone - (405) 366-5274 Fax

APPLICANT/LAND OWNER Bio-Cide International	ADDRESS 2650 Venture Drive Norman, OK 73069
EMAIL ADDRESS tom.mccaleb@smcokc.com	NAME AND PHONE NUMBER OF CONTACT PERSON(S) Tom McCaleb (405) 232-7715 BEST TIME TO CALL: During office hours

☐ Concurrent Planning Commission review requested and application submitted with this application.

A proposal for development on a parcel of land, generally located _____
On the east side of N. Flood Ave at 24th Ave. NW.

and containing approximately 15.73 acres, will be brought forward to the Planning Commission and City Council for consideration within the next six months.

The Proposed Use(s) in this development will include (please describe specific land uses and approximate number of acres in each use):

Industrial uses that are allowed such as items identified in Section 426.1 1(a)(8) of the
Zoning Code.

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This proposed development will necessitate (check all that apply):

- ☐ 2025 Plan Amendment ☐ Growth Boundary
☐ Land-Use
☐ Transportation
☐ Rezoning to _____ District(s)
☐ Special Use for _____
☒ Preliminary Plat Bio-Cide East Park (Plat Name)
☐ Norman Rural Certificate of Survey (COS)
☐ Commercial Communication Tower

Items submitted:

- ☒ Deed or Legal Description
☒ Radius Map
☒ Certified Ownership List
☒ Written description of project
☒ Preliminary Development Map
☐ Greenbelt Enhancement Statement
☒ Filing fee of \$125.00

Current Zoning: I-1
Current Plan Designation: Industrial

Concurrent Planning
Commission Review
Requested: X

Received on:
6-29-15
at 9:20 AM

by
RECEIVED
June 29 2015

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Planning & Communi

